

### विकास योजना - नागपूर

नागपूर शहराच्या विकास नियंत्रण  
नियमावलीत टाऊनशिप बाबत नियम  
समाविष्ट करणेबाबत महाराष्ट्र प्रादेशिक व  
नगर रचना अधिनियम, १९६६ चे कलम  
इ७(२) अन्वये मंजूर फेरबदल..

### महाराष्ट्र शासन

#### नगर विकास विभाग

शासन निर्णय क्र. टिपीएस-२४०६/नागपूर विनिनि/१२६/प्र.क्र४३/०६/नवि-९

मंत्रालय, मुंबई : ४०० ०३२.

दिनाक : १७ ऑगस्ट, २००६

शासन निर्णय :- सोबतची शासकीय अधिसुचना महाराष्ट्र शासनाच्या राजपत्रात प्रसिद्ध करावी.

महाराष्ट्राचे राज्यपाल याच्या आदेशानुसार व नांवाने.

मनोहर भार्गवे

(मनोहर भार्गवे)

कार्यासन अधिकारी

प्रति,

विभागीय आयुक्त, नागपूर विभाग, नागपूर

आयुक्त, नागपूर महानगरपालिका, नागपूर

संचालक नगर रचना, महाराष्ट्र राज्य, पुणे

उपसंचालक नगर रचना, नागपूर विभाग, नागपूर

जिल्हाधिकारी, नागपूर

सहायक संचालक नगर रचना, नागपूर शाखा, नागपूर

व्यवस्थापक, शासकीय मुद्रणालय नागपूर

(त्यांना विनंती की, सोबतची शासकीय नोटीस महाराष्ट्र शासनाच्या राजपत्राच्या भाग-१ नागपूर विभागीय पुरवणी मध्ये प्रसिद्ध करून त्याच्या प्रत्येकी १० प्रती या विभागास, संचालक नगर रचना, पुणे, उपसंचालक नगर रचना, नागपूर विभाग, नागपूर व आयुक्त, नागपूर महानगरपालिका, नागपूर यांना पाठवाव्यात.)

वक्ष्य अधिकारी, कार्यासन नवि-२९ नगर विकास विभाग, मंत्रालय, मुंबई यांना विनंती करण्यांत येते की, सोबतची अधिसुचना विभागाच्या वेबसाईटवर प्रसिद्ध करावी.

निवड नस्ती नवि-९

**Maharashtra Regional and  
Town Planning Act, 1966.**

**Notification under section  
37(2) of ..**

**Regarding Regulations for  
Development of Special  
Townships in area under  
Nagpur Municipal Corporation.**

**GOVERNMENT OF MAHARASHTRA  
Urban Development Department,  
Mantralaya, Mumbai 400 032.  
Dated 17<sup>th</sup> July, 2006.**

**NOTIFICATION**

No. TPS 2406/Nagpur DCR/126/CR-43/06/UD-9:

Whereas Development Control Regulations for Nagpur Municipal Corporation (hereinafter referred to as "the said Regulations") have been sanctioned by Government in Urban Development Department under section 31(1) of the Maharashtra Regional and Town Planning Act, 1966 (hereinafter referred to as "the said Act") vide Notification No. TPS-2496/2643/CR-300(A)/1997/UD-9, dated 7<sup>th</sup> Jan. 2000;

And whereas, the said Regulations do not contain the provisions for Special Township;

And whereas, Public Housing has been one of the major concerns of policy planning. It has been realised that there is a need to incentivise investment by private sector in development of housing. With this in mind, Government of India announced its policy to permit 100% direct foreign investment for development of integrated towns. Government of Maharashtra in collaboration with Maharashtra Economic Development Council had organised an International Infrastructure Summit in 2002. A concept paper was presented by the Urban Development, which was widely appreciated. Consultations with planners, architects and developers were held and the Government of Maharashtra finally approved the Special Township Scheme in the year 2004. The idea is to promote private investment in housing sector to facilitate housing at reasonable prices and also to create a hassle free atmosphere for investors. The new policy has to form a part of the existing DCR of Municipal Corporation/Councils and Development Control Regulations for regional plan areas.

And whereas, accordingly, Development Control Regulations (DCRs) exclusively for Special Townships, (hereinafter referred to as "the said Township Regulations") have been prepared and it is proposed to incorporate the said Regulations, in the Development Control Regulations of all the Municipal Corporations, New Town Development Authorities, Special Planning Authorities, Municipal Councils (hereinafter referred to as "the said Authorities") and also in the Development Control Regulations of all the Regional Plans of the State, by taking recourse to procedure laid down in Section 37 and 20 (as the case may be) of the said Act thereby modifying the relevant Development Plan/Regional

Plan in as much as Regulations thereof are concerned (hereinafter referred to as "the said modification");

And whereas, under the powers conferred by section 37(1AA) of the said Act, Government in Urban Development Department had published a notice No. TPS 2405/Nagpur DCR/UD-9, dated 10<sup>th</sup> March, 2003 (hereinafter referred to as "the said notice") in respect of Development Plan of Nagpur Municipal Corporation to invite suggestions/ objections from the general public on the said modification and appointed the Dy. Director of Town Planning, Nagpur Division, Nagpur as an Officer to hear the suggestions/objections which may be received and submit his report on the same to Government.

And whereas, thereafter the said Act has been amended to include the provision for Special Township Project vide Maharashtra Act No.XXIII of 2005 which appeared in Maharashtra Government Gazette (Extra Ordinary) dated 19/5/05;

And whereas, since the said notice published by the Govt. is prior to the amendment to the said Act, Government has withdrawn the same and published afresh notice No. TPS 2405/Nagpur DCR/UD-9 dated 12<sup>th</sup> August, 2005 (hereinafter referred to as "the said Notice") which appeared in Maharashtra Government Gazette Part-I, Nagpur Division on 15th Sept., 2005 at pages 391 to 397 in respect of Nagpur Development Plan to invite suggestions/objections from the general public;

And whereas, Government appointed the Deputy Director of Town Planning, Nagpur Division, Nagpur, as an officer under section 162 of the said Act, (hereinafter referred to as "the said Officer") for submitting his report to the Government after scrutinizing the suggestions and objections and say of the said Corporation and after granting hearing to the concerned persons, including the said Corporation;

And whereas, after completing the procedure as laid down under section 37(1AA) of the said Act. the said officer has submitted his report to Government on 4/1/2006;

And whereas, after consulting the Director of Town Planning, Maharashtra State Pune and after making necessary enquiries the Govt. is of the opinion that the said modification proposal is necessary and should be sanctioned with some changes;

Now therefore, in exercise of the powers conferred by sub-section (2) of section 37 of the said Act, the Government hereby finally sanctions the said modification proposal with some changes and for that purpose following entry is added to the Government Urban Development Departments Notification No. TPS 2496/2643/CR-300(A)/1997/UD-9 dated 7<sup>th</sup> Jan.. 2000 after the last entry;

#### **ENTRY**

New regulations for Development of Special Townships in area under jurisdiction of Nagpur Municipal Corporation, Appendix-S are added as given in Schedule-A appended hereto:

Note:-

- A) A copy of the sanctioned Regulations for Development of Special Township in area under Nagpur Development Plan i.e. Schedule-A is kept open for inspection by the general public in the offices of the following officers for the period of one month:
- 1) The Municipal Commissioner, Nagpur Municipal Corporation, Nagpur
  - 2) Dy. Director of Town Planning, Nagpur Division, Old Secretariate Building, Civil Lines Nagpur,
  - 3) The Collector, Nagpur
  - 4) Assistant Director of Town Planning, Nagpur Branch, Nagpur.
- B) This notification is also available on Govt. web site  
[www.urban.maharashtra.gov.in](http://www.urban.maharashtra.gov.in)

By order and in the name of the Governor of Maharashtra,



(Sudhakar Nangnure)  
Deputy Secretary to Government.